

146.0

0007

0004.B

Map

Block

Lot

1 of 1

Residential

CARD ARLINGTON

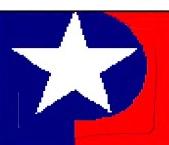
Total Card / Total Parcel

701,900 / 701,900

APPRAISED: 701,900 / 701,900

USE VALUE: 701,900 / 701,900

ASSESSED: 701,900 / 701,900


**Patriot**  
Properties Inc.
**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
38		HILLCREST ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: COLETTI AMY E	
Owner 2:	
Owner 3:	
Street 1: 38 HILLCREST ST	
Street 2:	

Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02476	Type:	

PREVIOUS OWNER
Owner 1: EBERLE JAY A/KNOFF NANCY E -
Owner 2: -
Street 1: 38 HILLCREST ST
Twn/City: ARLINGTON
St/Prov: MA
Postal: 02476

NARRATIVE DESCRIPTION
This parcel contains .09 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1940, having primarily Wood Shingle Exterior and 1405 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS			
Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS						
Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		3921		Sq. Ft.	Site		0	80.	1.37	9									430,105						430,100	

**IN PROCESS APPRAISAL SUMMARY**

IN PROCESS APPRAISAL SUMMARY							Legal Description			User Acct
Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value		Legal Description			96498
101	3921.000	271,800		430,100	701,900		Entered Lot Size			GIS Ref
Total Card	0.090	271,800		430,100	701,900		Total Land:			GIS Ref
Total Parcel	0.090	271,800		430,100	701,900		Land Unit Type:			Insp Date
Source:	Market Adj Cost		Total Value per SQ unit /Card:	499.57	/Parcel:	499.57	05/01/14			

PREVIOUS ASSESSMENT							Parcel ID	146.0-0007-0004.B		Date
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	271,800	0	3,921.	430,100	701,900		Year end	12/23/2021
2021	101	FV	262,800	0	3,921.	430,100	692,900		Year End Roll	12/10/2020
2020	101	FV	262,800	0	3,921.	430,100	692,900	692,900	Year End Roll	12/18/2019
2019	101	FV	214,100	0	3,921.	403,200	617,300	617,300	Year End Roll	1/3/2019
2018	101	FV	214,100	0	3,921.	333,300	547,400	547,400	Year End Roll	12/20/2017
2017	101	FV	214,100	0	3,921.	306,400	520,500	520,500	Year End Roll	1/3/2017
2016	101	FV	214,100	0	3,921.	279,600	493,700	493,700	Year End	1/4/2016
2015	101	FV	201,000	0	3,921.	274,200	475,200	475,200	Year End Roll	12/11/2014

SALES INFORMATION				TAX DISTRICT				PAT ACCT.			
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes		
EBERLE JAY A/KN	59509-21		7/13/2012		457,000	No	No				
FITZGERALD MAUR	41495-320		11/25/2003		415,000	No	No				
	10716-28		12/16/1964			No	No	N			

BUILDING PERMITS												ACTIVITY INFORMATION						
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name						
2/6/2018	136	Redo Kit	26,000	C					5/1/2014	Measured	PC	PHIL C						
6/13/2013	947	Dormers	49,800						7/15/2013	Info Fm Prmt	EMK	Ellen K						
									12/1/2008	Meas/Inspect	189	PATRIOT						
									4/15/2004	MLS	HC	Helen Chinal						
									12/21/1999	Inspected	276	PATRIOT						
									11/16/1999	Measured	153	PATRIOT						
									1/1/1982		CS							

Sign:	VERIFICATION OF VISIT NOT DATA	/	/	/

